

12-09-83
0747H

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 3332

AN ORDINANCE reclassifying approximately 1.8 acres located approximately 250 to 300 feet south of Main Street immediately west of 118th Avenue S.E. and addressed as 145 118th Avenue S.E., upon the application of Interdevelopment Corporation.

WHEREAS, an application for reclassification of the property hereinafter described was duly filed with the appropriate City officials; and

WHEREAS, on August 25, 1983, a public hearing was held thereon before the Hearing Examiner upon proper notice to all interested persons; and

WHEREAS, on October 13, 1983, the Hearing Examiner recommended approval with conditions of said reclassification of said property located approximately 250 to 300 feet south of Main Street immediately west of 118th Avenue S.E. and addressed as 145 118th Avenue S.E., from R-1 to R-20; and made and entered findings of fact and conclusions based thereon in support of his recommendation; and

WHEREAS, the City Council concurs in the findings of fact and conclusions of the Hearing Examiner and has determined that the public use and interest will be served by reclassifying said property; and

WHEREAS, the City has complied with the requirements of the State Environmental Policy Act and the City Environmental Procedures Ordinance; now, therefore

THE CITY COUNCIL OF THE CITY OF BELLEVUE, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. The City Council hereby adopts the findings of fact and conclusions based thereon made and entered by the Hearing Examiner in support of his recommendation to the Council in this matter as set forth in "Findings and Recommendation of the Hearing Examiner for the City of Bellevue, In the Matter of the Application of Interdevelopment Corporation (Harry and Corinne Ledlin) For a Reclassification, File No. HE-A 81-17."

Section 2. The use classification of the following described property is changed from R-1 to R-20 with conditions:

South half of that portion of Lot 4, Strawberry Lawn,

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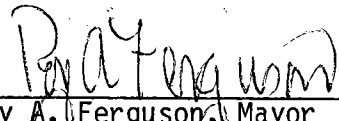
according to the plat recorded in Volume 4 of Plats, Page 30 1/2, in King County, Washington, lying east of the right-of-way of the Northern Pacific Railway Company and north of a one acre tract bounded on the east by the east line of said Lot 4; on the south by the south line of said Lot 4; on the west by the east line of the right-of-way of the Northern Pacific Railway Company and on the north by a line parallel to the south line of said Lot 4, the north line of said south half being parallel to the south line of said Lot 4.

This reclassification from R-1 to R-20 is conditioned on full compliance by the owners of said property and their heirs, assigns, grantees and successors in interest, with the terms and conditions of that certain Concomitant Zoning Agreement executed by Harry L. Ledlin and Corinne M. Ledlin, which has been given Clerk's Receiving No. 8885 and which is adopted by reference into this ordinance as though it were fully set forth herein.

Section 3. This ordinance shall be published by posting it in the three official posting places of the City, and shall take effect and be in force five days after the date of posting.

PASSED by the City Council this 19th day of December 1983, and signed in authentication of its passage this 19th day of December 1983.

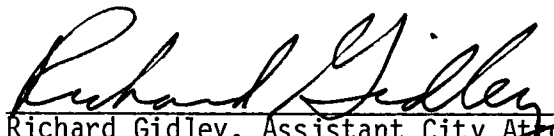
(SEAL)



Roy A. Ferguson, Mayor

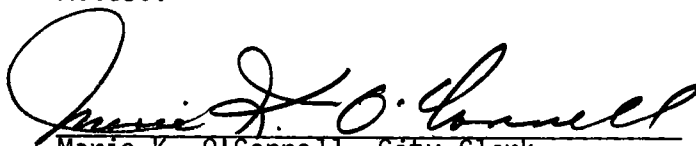
Approved as to form:

Linda M. Youngs, City Attorney



Richard Gidley, Assistant City Attorney

Attest:



Marie K. O'Connell, City Clerk

Published Dec. 24, 1983